
Sent: 4/03/2022 5:59:49 PM
Subject: 231 Whale Beach Road, WHALE BEACH NSW 2107

04/03/2022

Mr SVEN CHRISTIAN
1063 Barrenjoey Rd
Palm Beach 2108

RE: Mod2021/0983 - 231 Whale Beach Road WHALE BEACH NSW 2107

Mrs. Clarke,

I am a resident of the local area and have recently learned of the scale of the above development application. I am familiar with the property location through regular access to Whale Beach to surf, walk a dog and to purchase coffee from the retail outlet there.

I am currently (post covid) working as a tradesman in the local area, however I have over the preceding 20 years been involved in managing a family owned 100 person wedding venue in Ballina Shire, and had direct involvement with DA submission process for the venue at that time. The DA was granted with significant restrictions, similar to those above, placed on noise control following objections from concerned neighbours, the closest of which were 300m distant. From my experience running the venue and in communication with our neighbours over the next 18 years, noise from traffic, singing (patrons at the end of festivities) as well as the entertainment providers - was a constant source of frustration, aggression and complaint - both due to the impact on our neighbours over 300m away, and to us who were responsible for policing it. We found it was almost impossible for the venue to control noise to the levels stated in our DA once patrons had left the premises, usually after consumption of alcohol.

Significant noise from patrons leaving the venue, always in groups, finding their cars, accelerating from the beach up the steep surrounding hills - must also have significant impact to all local residents along the small traffic corridors of Surf Road and Whale Beach road, with the natural amphitheatre shape of the hillside impacting Whale Beach residents who may not currently experience noise due to low numbers of late night traffic.

In addition, though I have little experience of frustration with with parking congestion as I usually walk for exercise, limited pedestrian access along the roadsides of Whale Beach road and Surf Road always necessitates walking onto the road to get around parked cars at all times of the year, with significant safety issues constantly, and not only from large and heavy vehicles on blind corners. To add capacity for some 180+ extra patrons is something I can only see directly impacting the safety of the entire neighbourhood, from noise, to access for pedestrians and local residents alike.

Further, though excessive patron numbers leaving at 2230 on small local roads is one issue, restaurant and hospitality staff, hire, delivery trucks and suppliers leaving after clearing up at the end of an evening (invariably after midnight) or early the next morning will be unpredictable and uncontrollable, and commercial in scale down to reversing beeps and noisy hydraulic lifting tailgates etc.

I simply wish to voice my concerns to you regarding the real scale of the operation from my experience of a similar scenario. I would personally reconsider my enjoyment of the private

nature of Whale Beach for relaxation, and my fear is this development will transform a beautiful place for so many into something of a bohemoth identifiable for the wrong reasons. To develop this location into a late night destination with no evening reprieve for local residents wishing to enjoy their homes, balconies, pools etc during summer is to me missing almost all of the attraction and I hope you find similar sentiments in your considerations.

If you would like to know more regarding my experiences I would be more than happy to provide details upon request.

With kind regards

Sven Christian